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Prepared by: First National Financial Title Svs, LLC, Lawrence F. Hatten, III, Attorney (MS Bar# 101536),
6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672 (662) 892-6536

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WARRANTY DEED

Grantor(s): Joseph Zachary and Amber M Zachary
Address: 4175 Rollin Oaks
Horn Lake, MS 38637
Phone: 901-283-8692

Grantee(s): Victoria N Cavett
Address: 7352 Dunbarton Drive
Horn Lake, MS 38637
Phone: 901-516-8407

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, the undersigned Grantor, **JOSEPH ZACHARY**, who acquired title as Joseph Zachary, and **AMBER M ZACHARY**, who joins in this conveyance for the purpose of conveying any homestead rights, or other marital rights she may have to subject property by virtue of marriage to Joseph Zachary, do hereby sell, convey and warrant unto **VICTORIA N CAVETT**, a single person, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

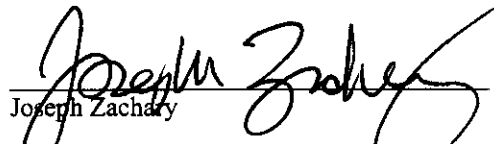
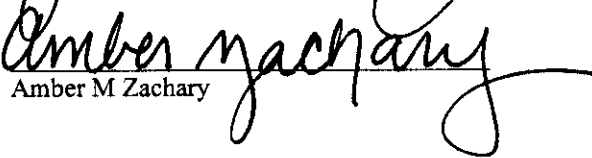
Lot 270, Section "E" Revised, Kingston Estates Subdivision, situated in Section 28, Township 1 South, Range 8 West, as shown by plat of record in Plat Book 51, Page 36, revised in Plat Book 57, Page 21, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

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Possession is given upon the delivery of this deed; taxes for the year 2009 shall be prorated among the parties.

WITNESS OUR SIGNATURES this 20th day of November, 2009.


Joseph Zachary

Amber M Zachary

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 20th day of November, 2009, within the jurisdiction, the within named Joseph Zachary and Amber M Zachary, who acknowledged that they executed the above and foregoing instrument.



Notary Public

(S E A L)

My Commission expires:



FILE #: S16713